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TRANSFER  
TAX  
PAID

WARRANTY DEED

Know All Men By These Presents

015284

That Wm. & Sarah Levine Heirs, a corporation duly existing by law and having a place of business in Waterville, in the County of Kennebec and State of Maine, in consideration of ONE DOLLAR (\$1.00) and other valuable considerations paid by GERALDINE L. RODRIGUE, of Waterville, in the County of Kennebec and State of Maine, the receipt whereof it does hereby acknowledge, does hereby GIVE, GRANT, BARGAIN, SELL AND CONVEY unto the said GERALDINE L. RODRIGUE, her heirs and assigns forever;

A certain lot or parcel of land with the buildings thereon, situated in Waterville, in the County of Kennebec and State of Maine, bounded and described as follows, to wit:-

Beginning in the north line of Maple Street at a point which is on a line extended southerly 8.1 feet westerly of the westerly foundation wall of main building at 23 Maple Street; thence northerly parallel to and 8.1 feet westerly of west foundation wall 66.4 feet to an iron pin, said iron pin set three (3) feet westerly of northwesterly corner of an addition; thence deflecting 15 degrees to the right a distance of 19.6 feet to an iron pin, said iron pin set three (3) feet westerly of the northwesterly corner of an attached shed; thence deflecting 15 degrees to the left a distance of 26 feet more or less, to the back line of lots on the southside of Ash Street; thence easterly along said last mentioned line a distance of 40.35 feet to an iron pin set in the back line of lots on south side of said Ash Street; thence southerly along the east line of a driveway a distance of 111.4 feet more or less to a railroad spike in side driveway in the north line of Maple Street; thence westerly in the north line of said Maple Street 47.35 feet to the point of beginning.

Together with a right of way over the driveway to the north and east of the building located at 21 Maple Street, and a maintenance easement over the land to the easterly foundation wall of the house at 23 1/2 Maple Street.

Reserving a maintenance easement for the house at 23 1/2 Maple Street to the westerly foundation of the property herein transferred. Also reserving a right of way over the driveway on the easterly line of the property transferred for use of tenants at number 21 Maple Street.

For further reference see Lease Agreement from William & Sarah Levine Heirs dated June 14, 1968 and recorded in the Kennebec County Registry of Deeds in Book 1994, Page 193.

Roland G. Rodrigue passed away on March 3, 1979 in Waterville, Maine, which estate is probated in the Kennebec County Probate Court, Docket No. 17870.

TO HAVE AND TO HOLD the aforegranted and bargained premises with all the privileges and appurtenances thereof to the said GERALDINE L. RODRIGUE, her heirs and assigns, to her and their use and behoof forever.

AND it does COVENANT with the said Grantee, her heirs and assigns, that it is lawfully seized in fee of the premises; that they are free of all encumbrances, EXCEPT AS AFORESAID; that it has good right to sell and convey the same to the said Grantee to hold as aforesaid; and that it and its successors shall and will WARRANT and DEFEND the same to the said Grantee, her heirs and assigns forever, against the lawful claims and demands of all persons.

IN WITNESS WHEREOF, it the said Wm. & Sarah Levine Heirs has caused this instrument to be sealed with its corporate seal and signed in its corporate name by Percy Levine, its thereunto duly authorized, this 28<sup>th</sup> day of June, 1988.

Signed, Sealed and Delivered  
in the presence of

Wm. & Sarah Levine Heirs

Willa Baletta

Percy Levine  
By Percy Levine



STATE OF MAINE  
COUNTY OF KENNEBEC

Date: June 28, 1988

Personally appeared the above named Percy Levine of said Grantor Corporation as aforesaid, and acknowledged the above instrument to be his free act and deed in said capacity, and the free act and deed of said Corporation.

Before me,

Richard H. Taubert  
Notary Public

RICHARD H. TAUBERT  
NOTARY PUBLIC, MAINE  
MY COMMISSION EXPIRES NOVEMBER 1, 1992



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TEST: Willa Baletta  
REGISTER OF DEEDS